

Approved E 10/06

**CONSTRUCTION MANAGEMENT PLAN
HAMMONDSWOOD
635 HAMMOND STREET
BROOKLINE, MA**

Owner: Boston Development Group
93 Union Street
Newton Center, MA 02459

Construction Manager: Pro Con, Inc.
PO Box 4430
Manchester, NH 03108

Project Description:

The project consists of two residential sections, one 3 stories and one 4 stories, built over a parking garage that connects the two sections below grade. The parking garage houses 113 automobiles. The residential sections house 59 condominium units.

Project Location:

The project is located at the intersection of Heath Street and Hammond Street.

Project Mobilization and duration:

It is the intent to mobilize on the project, two weeks after planning board approval and issuance of required permits. We expect the overall construction schedule to be 15 months.

Hours of operation:

The construction project shall operate between the hours of 7:00 AM and 7:00PM, Monday through Friday.

If the schedule dictates the project will work Saturday, Sunday and Holidays between the hours of 8:30 AM and 6:00 PM. Sunday and Holiday work only with special permission from the Commissioner of Public Works and Chief of Police.

Truck Access and Deliveries:

We will maintain at least two entrances to the site. one on Heath Street and one on Hammond Street. There will be locked gates at each entrance.

Deliveries will be received via the Hammond Street Gate. All deliveries will be scheduled between the hours of 9:00AM and 4:00PM to avoid impact on traffic. All deliveries will be directed to take Route 9 to Hammond Street.

For operations that obstruct street traffic. Traffic control will be coordinated with the Police Department and implemented as needed.

Temporary Facilities:

Temporary Field Office Trailer(s) will be set up on the construction project site. Trailer(s) locations will change due to site constraints and according to activity on site. All field office(s) will be equipped with power, telephone and fax.

Chemical toilets will be provided. Quantity and location will be dictated by the number of personnel on site and current activity.

Parking:

Parking on site will be limited to PCI superintendent and appropriate foremen of subcontractors as room dictates.

During the phases of site prep and concrete foundations, the number of employees will be limited, not exceeding 20 workers. If room on site is not available Pro Con would request approval to park on Hammond Street for a limited number of vehicles during the hours of operation. If not approved, remote parking will be arranged.

When construction starts on the condominiums the number of workers could exceed 100. During this phase, parking off-site may be necessary. Arrangements will be made for remote parking and transportation of workers to the site as needed. If appropriate the completed on-site parking (garage or surface) will be utilized.

Safety and Security:

Sidewalks are not anticipated to be used during the construction operation. If determined at a later date that it is necessary to use the sidewalks we will file for the appropriate permit with the DPW and a detour and signage plan will be issued.

The perimeter of the site will be fenced with 6 foot high chain link fence. At least two gated entrances will be provided and locked for security.

Appropriate signage will be posted at the site indicating no trespassing, hard hat requirements, authorized personal only, visitor and delivery information.

Security cameras will be installed to monitor the project.

All subcontractors working on site shall provide and maintain all safety measures, procedures and documentation as required by governing agencies.

Daily safety inspections are done by onsite supervision.

Pro Con, Inc. is contracted with an organization that visits the site on a regular basis to review safety issues, performance and procedures.

Rodent Control:

The site will be monitored for the need of rodent control. If rodent control is required it shall be done in accordance with requirements of the Board of Health of Brookline.

Work shall be completed by a licensed pest control company with approval of Town of Brookline.

Site control issues – dust and street cleaning;

The site work will require dust control management. Of the utmost importance is controlling any wind blown dust that may occur from the site. Dust control plans will be developed and implemented.

Entrances to the site will be maintained during construction. Every effort will be made during construction to not track soil onto city streets. However, if this should inadvertently happen, the streets will be swept clean.

In general, streets will be cleaned and swept as necessary.

DPW will be notified of any changes in the construction management plan. We will coordinate with the final approved site and utility plans with DPW.

GC Information and schedule;

General Contractor	Phone 603-623-8811
Pro Con Inc.	Fax 603-623-7250
PO Box 4430	
Manchester NH 03108	
Pro Con Inc General Superintendent is David Raiche	Cell # 603-234-6638
Pro Con Inc Project Manager is James Drugg	Cell # 603-234-4224

Detailed Project Schedule

See Attached schedule.